

East Bellevue Community Council
Summary Minutes of Regular Meeting

January 4, 2005
6:30 p.m.

Lake Hills Community Clubhouse
Bellevue, Washington

PRESENT: Chair Bell, Vice Chair Keeffe, and Councilmembers Eder, Seal, and Wiechmann

ABSENT: None

STAFF: Kathleen Burgess, Planning and Community Development
Steve Cohn, Planning and Community Development
Morgan Nichols, Planning and Community Development

1. **CALL TO ORDER**

The meeting was called to order at 6:30 p.m. with Chair Bell presiding.

2. **ROLL CALL**

Upon roll call by the Clerk, all Councilmembers were present. Chair Bell led the flag salute.

3. **COMMUNICATIONS - WRITTEN AND ORAL:** None.

4. **APPROVAL OF AGENDA**

Chair Bell suggested the following changes to the agenda: 1) move Agenda Item 8(a) to follow Agenda Item 4, 2) delete Agenda Item 8(b) due to staff unavailability, and 3) add Item 6(d) to consider Resolution No. 474.

Mr. Keeffe moved to approve the agenda, as amended, and Mr. Eder seconded the motion. The agenda was approved as amended by a vote of 5-0.

[Interruption in Agenda]

8. **DEPARTMENT REPORTS**

(a) Boarding House Home Occupation Permit Application

Morgan Nichols described a home occupation permit application to operate a boarding house at 15207 NE 7th Place. She referenced page 34 in the meeting packet for a map of the site and vicinity. The home is owner occupied and two rooms are rented to students.

Responding to Mr. Eder, Ms. Nichols said a public notice regarding the application has been published and no comments were received from neighbors. She said there are other boarding houses in the city but none in the neighborhood surrounding the application address.

Responding to Mr. Bell, Ms. Nichols said the Land Use Code specifies that a homeowner cannot rent more than two rooms to more than two people. A single-family residence is defined as six or fewer unrelated individuals.

Responding to Mr. Keffe, Ms. Nichols said if a home is owner occupied and the owner is renting rooms, the residence is considered a boarding house and is subject to the home occupation permit process. The owner is required to provide an off-street parking space for each room rented.

Responding to Mr. Bell, Ms. Nichols said applicants are charged approximately \$100 per hour for permit processing. A deposit of \$700 was required for the current boarding house application.

(b) East Bellevue Neighborhood Liaison Representative

[Item deleted due to staff unavailability.]

5. **PUBLIC HEARINGS**

- (a) Ordinance No. 5563 adopting 2004 amendments to the Comprehensive Plan amending General Elements including Introduction, Citizen Participation, Land Use, Housing, Capital Facilities, Utilities, Transportation, Economic Development, Environmental, Human Services, Parks Open Space and Recreation, Urban Design, and Annexation.

Kathleen Burgess recalled previous discussions with the Community Council as well as a courtesy hearing on July 6 regarding 2004 amendments to the Comprehensive Plan. The City Council adopted Comprehensive Plan amendments in November, 2004.

Chair Bell opened the public hearing regarding Ordinance No. 5563. No one came forward to comment.

Mr. Keffe moved to close the public hearing, and Mr. Seal seconded the motion. The motion to close the public hearing carried by a vote of 5-0.

Ms. Burgess explained that most of the Community Council's recommendations regarding the Comprehensive Plan amendments were accepted by the Planning Commission and City Council.

Ms. Burgess and Steve Cohn highlighted specific changes within each section of the plan and responded to Councilmembers' questions.

- (b) Ordinance No. 5567 adopting 2004 amendments to the Comprehensive Plan amending the East Bellevue Transportation Facility Plan.

Chair Bell opened the public hearing regarding Ordinance No. 5567.

Ms. Burgess noted that equestrian trails have been deleted from the East Bellevue Transportation Facility Plan.

No one from the public came forward to comment.

Mr. Keeffe moved to close the public hearing, and Mr. Eder seconded the motion. The motion to close the public hearing carried by a vote of 5-0.

6. **RESOLUTIONS**

- (a) Resolution No. 471 approving City Council Ordinance No. 5563.

Mr. Seal moved to approve Resolution No. 471 approving City Council Ordinance No. 5563, and Mr. Eder seconded the motion. The motion to approve Resolution No. 471 carried by a vote of 5-0.

- (b) Resolution No. 472 approving City Council Ordinance No. 5567.

Mr. Eder moved to approve Resolution No. 472 approving City Council Ordinance No. 5567, and Mr. Seal seconded the motion. The motion to approve Resolution No. 472 carried by a vote of 5-0.

- (c) Resolution No. 473 asking for continuation of the existence of the East Bellevue Community Municipal Corporation for an additional period of four years.

Mr. Keeffe moved to approve Resolution No. 473, and Mr. Eder seconded the motion. The motion to approve Resolution No. 473 carried by a vote of 5-0.

- (d) Resolution No. 474 expressing appreciation.

Chair Bell read Resolution No. 474 into the record. The resolution expresses appreciation to Kathleen Burgess and recognizes her professional excellence throughout the 2004 Comprehensive Plan update.

Mr. Keeffe moved to approve Resolution No. 474, and Mr. Eder seconded the motion. The motion to approve Resolution No. 474 carried by a vote of 5-0.

Ms. Burgess thanked the Council for the recognition and noted that approximately 100 other people worked on the plan as well. Mr. Bell thanked her for keeping the Community Council well informed and ensuring their comments were considered in the process.

7. **REPORTS OF CITY COUNCIL, BOARDS, AND COMMISSIONS:** None.

9. **COMMITTEE REPORTS:** None.

10. **UNFINISHED BUSINESS:** None.

11. **NEW BUSINESS:** None.

12. **CONTINUED COMMUNICATIONS**

Chair Bell reported that the owner of Lake Hills Shopping Center is developing a new redevelopment proposal for the center. A rezone application will be filed later this year. A stakeholders meeting will be held later in January, and Mr. Bell and Mr. Seal plan to attend.

13. **EXECUTIVE SESSION:** None.

14. **APPROVAL OF MINUTES:** None.

15. **ADJOURNMENT**

Mr. Keeffe moved to adjourn the meeting, and Mr. Eder seconded the motion. The motion carried by a vote of 5-0.

At 7:43 p.m., Chair Bell declared the meeting adjourned.

Michelle Murphy, CMC
Deputy City Clerk

kaw